

Chairperson John R. Clark
Vice-Chairperson Michael Parks
Parliamentarian Don Maxwell



Commissioners
Michael Beckendorf
John Bond
Helen Chavarria
Ralph Davila
Robert Horton
G.H. Jones

AGENDA

**BRYAN PLANNING AND ZONING COMMISSION
REGULAR MEETING
THURSDAY, MARCH 6, 2008
AT 6:00 P.M.
COUNCIL CHAMBERS, BRYAN MUNICIPAL BUILDING
300 SOUTH TEXAS AVENUE, BRYAN, TEXAS**

- 1. CALL TO ORDER.**
- 2. HEAR CITIZENS.**
- 3. RECOGNITION OF AFFIDAVITS FILED IN RESPONSE TO STATE LAW ON DISCLOSURE OF LOCAL OFFICIAL'S CONFLICT OF INTEREST.**

All matters listed under Item 4, Consent Agenda, are considered routine by the Planning and Zoning Commission and will be enacted by one motion. All items approved by Consent are approved with any and all staff recommendations. There will not be separate discussion of these items. If the Commission desires to discuss an item on the Consent Agenda it will be moved (at the request of two Commissioners) to the Regular Agenda for further consideration.

4. CONSENT AGENDA.

A. Minutes from the workshop and regular meetings on February 21, 2008.

B. Final Plat FP08-04: Angels Gate Subdivision – Phase 2 (Drawing) **R. Haynes**
Proposed Final Plat of Angels Gate Subdivision – Phase 2, being 12.326 acres of land located generally south of Mervin's Run between Aggie Way and Patsy's Glen in Bryan, Brazos County, Texas.

All matters listed on the regular agenda below are subject to individual staff presentations, discussion, and possible action by the Planning and Zoning Commission.

REQUEST FOR APPROVAL OF REZONING – A PUBLIC HEARING WILL BE HELD FOR EACH ITEM (Commission makes recommendation; City Council has final approval).

5. Rezoning [RZ08-09](#): Stonehill-PRM Realty

R. Haynes

A request to change the zoning classification from Planned Development – Mixed Use District (PD-M) to Planned Development – Housing District (PD-H) to allow development of townhouses on 14.585 acres of land out of J.H. Jones Survey, Abstract 26 and T.J. Wooten Survey, Abstract 59 and located west of the intersection of Traditions Boulevard and South Traditions Drive in Bryan, Brazos County, Texas.

REQUEST FOR APPROVAL OF VARIANCE – A PUBLIC HEARING WILL BE HELD FOR EACH ITEM (Commission has final approval; appeals may be directed to City Council).

6. Planning Variance [PV08-05](#): Orion Construction (Doug Symank)

R. Haynes

A request for approval of a 3.5-foot variance from the minimum 7.5-foot side yard required on lots in Multiple-Family (MF) zoning districts, to allow the proposed resubdivision and reorientation of one lot (currently facing Boyett Street) into two lots (proposed to face Gaytha Circle), each of which will be occupied by an existing fourplex set back 4 feet from the new side property line separating the proposed two lots, at 703 Gaytha Circle located at the corner of Boyett Street and Gaytha Circle, being Lot 16 in Block 3 of Hyde Park Addition in Bryan, Brazos County, Texas.

7. ADJOURN

The next regular meeting of the Planning and Zoning Commission is scheduled for Thursday, March 20, 2008 at 6:00 p.m.

FOR INFORMATION ON SIGN LANGUAGE INTERPRETATION, TDD OR OTHER TRANSLATION OR ACCESSIBILITY INFORMATION, PLEASE CONTACT THE CITY OF BRYAN COMMUNICATIONS DIRECTOR WENDY WELDON AT 209-5120, AT LEAST 48 HOURS BEFORE THE SCHEDULED TIME OF THE MEETING IN ORDER THAT YOUR REQUEST MAY BE ACCOMMODATED.